



**Townsend Planning Commission Meeting Agenda  
October 13, 2021 @ 7:00 pm  
Town Hall and via Conference Call**

Town Meetings will be returning to in person format. Residents may choose to attend meetings in person or via electronic means. Townsend Town Hall will be available to the Town Council and those of the public wishing to attend in person. All personnel and visitors entering Town Hall must wear masks and comply with all CDC guidelines, including social distancing guidelines. Those that are sick or who have been exposed to the COVID-19 virus are asked to not enter Town Hall and may attend the meeting virtually. Those wishing to attend virtually may dial dial 1(301)715-8592. When directed, provide following meeting ID 407 702 6733# and then the following password 332763# to enter the meeting. If you choose to access the meeting online

If you choose to access the meeting online join the online

meeting: <https://us02web.zoom.us/j/4077026733?pwd=TjJ6NmhzMHdOT1dDa3h0Ty8wY0pUQT09>

**7:00 pm – PC Meeting**

**I. Call to Order**

**II. Opening Ceremonies**

- a. **Roll Call: Troy Geiger, Sheryl Rojas, Patrick Miller, James Reyes, Louis Krause**
- b. **Pledge of Allegiance**
- c. **Visitor Acknowledgement: Jim Curran, Ray Peckifis**
- d. **Additions/Changes to the Agenda**
- e. **Announcements**

**III. Minutes August 11th Planning Commission meetings to review and approve:**

Minutes approved from the August 11<sup>th</sup> meeting

**IV. Review, discuss, and possible vote on recommendations to Town Council for approval, conditional approval, or recommendations against approval of the Townsend Acres preliminary subdivision plan.**

Summary of the history of Townsend Acres original presentation, variances requested, and approval of the variances. Letters from the Town Engineer and Townsend Fire Department approved the plan as written. Mr. Curran stated that the developer is willing to include a mountable center median.

Motion was made and approve the recommendation of Townsend Acres subdivision to Town Council.

**V. Discuss Woods at Hidden Creek response for a request of a complete and comprehensive plot plan showing parking lot and clubhouse in the community**

Nothing was received regarding the Woods at Hidden Creek. Mayor Miller verified with the Town Engineer that we're looking for the plan to showing the clubhouse and parking lot. We don't need an entire new plan. Code has been met we just want to see the plan. Land has been cleared but building has not started because of weather, lack or workers and supplies.

## **VI. Final review to Comp Plan:**

**Mayor Miller reviewed plan and made formatting and language modifications. Sections 2 & 3 had different recommendations so made both sections match. Created a narrative of the recommendations as the Mayor and Town Manger did not have time to create a calendar. Plan was sent for 2<sup>nd</sup> Plus Review by the State. Also Middletown and Odessa are allowed to review our plan for comments. Question was asked if our PC gets to review Middletown and Odessa comp plans. Unsure of the answer, but Mayor will find out. The plans may have already been presented to the Town Manager to review. We did receive the 25 yr. NCC comp plan.**

## **VII. Adjourn**

**Meeting adjourned 7:30**